

62722

K-45282

ASSIGNMENT OF CONTRACT

Vol. m93 Page 13309

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, hereinafter called the assignor, for the consideration hereinafter stated, has sold and assigned and hereby does grant, bargain, sell, assign and set over unto Dhillon Investment Corporation, an Oregon Corporation and personally as Ajit Dhillon and Jaswinder Dhillon, hereinafter called the assignee, and to assignee's heirs, successors and assigns, all of the vendee's right, title and interest in and to that certain contract for the sale of real estate dated January 1, 1990, between Harry L. Bonome and Dolores M. Bonome as seller and J. Gardner & J. Gardner Co. as buyer, which contract is recorded in the Deed\* Miscellaneous\* Records of Klamath County, Oregon, in book/reel/volume No. M-90 at page 3055 thereof, and/or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_ (indicate which), (reference to that recorded contract hereby being expressly made), together with all of the right, title and interest of the undersigned in and to the real estate described therein; the undersigned hereby expressly covenants with and warrants to the assignee above named that the undersigned is the owner of the vendee's interest in the real estate described in the contract of sale and that the unpaid balance of the purchase price thereof is not more than \$ 294,553.26 with interest paid thereon to June 1, 1993; further, upon compliance by the assignee with the terms of the contract, the undersigned directs that conveyance of the real estate be made and delivered to the order of the assignee.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 440,000.00

① However, the actual consideration consists of or includes other property of value given or promised which is part of the consideration (indicate which) ①

In construing this assignment, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this assignment shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the undersigned assignor has hereunto executed this assignment; if the undersigned is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

DATED: June 7, 1993

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

J. GARDNER & J. GARDNER CO.

*Geri Davis attorney in fact for James L. Gardner, sec*

BY: Geri Davis attorney in fact for James L. Gardner, secretary

STATE OF OREGON, County of Clackamas ) ss.

This instrument was acknowledged before me on June 7, 1993, by \_\_\_\_\_

This instrument was acknowledged before me on June 7, 1993, by Geri Davis attorney in fact of James L. Gardner

as secretary

of J. GARDNER & J. GARDNER CO.



OFFICIAL SEAL  
DENISE M. JONES  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 021985  
MY COMMISSION EXPIRES FEB. 08, 1997

\* Strike the inapplicable word.

NOTE—If not applicable, delete the sentence between the symbols. If the contract is not already of record, it should be recorded.

J. Gardner & J. Gardner Co.

Grantor's Name and Address

Dhillon Investment Corporation

Grantee's Name and Address

After recording return to (Name, Address, Zip):

Dhillon Investment Corporation

5440 Highway 97 North

Klamath Falls, OR 97601

Until requested otherwise send all tax statements to (Name, Address, Zip):

Dhillon Investment Corporation

5440 Highway 97 North

Klamath Falls, OR 97601

SPACE RESERVED  
FOR  
RECORDER'S USE

Fee \$30.00

STATE OF OREGON, County of Klamath ) ss.

I certify that the within instrument was received for record on the 9th day of June, 19 93, at 10:25 o'clock A. M., and recorded in book/reel/volume No. M93 on page 13309 and/or as fee/file/instrument/microfilm/reception No. 62722, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Denise M. Jones Deputy